

172 flat sedge crescent

FINDLAY CREEK · 4 BEDROOMS · 3 BATHROOMS · MLS: 1374937



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Includes

Refrigerator, Stove, Dishwasher, Washer, Dryer, Light Fixtures, Central Vacuum, Auto Garage Door Opener and Remote, Window Blinds, Wet Bar & Beer Taps in Basement, Shed, Gazebo, Pool Accessories

Excludes

Tenants' Belongings, Curtains in Living Room, Projector, Speakers & Screen in Rec Room, Fridge, Freezer & Storage Racks in Garage, Chemicals for Pool

Taxes

\$5,122.00/2023

Approximate Monthly Utility Costs

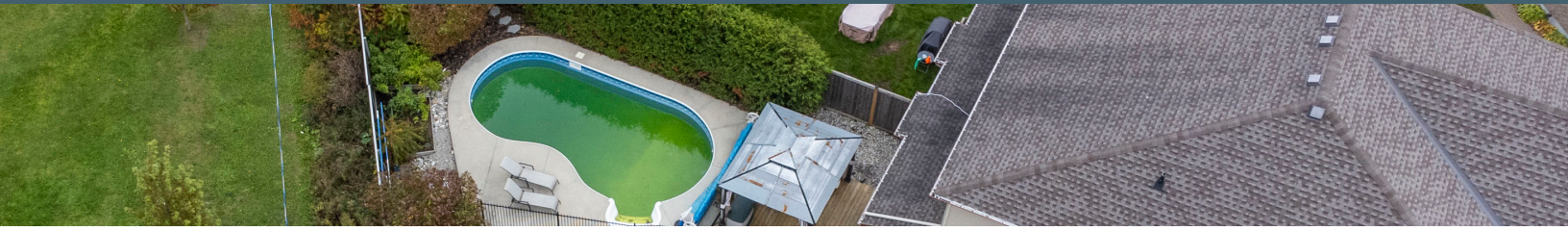
Hydro \$120, Heat \$120, Water \$115 (2022)

Approximate Age of

Roof 2011, Furnace 2023, Windows - Glass Replaced 2021 Except Front Two Bedrooms, AC 2011

The Neighbourhood

In Findlay Creek, you'll be surrounded by green space golf clubs, parks and all the amenities you need without sacrificing the tranquillity of a quiet neighbourhood. Grocery stores, restaurants and banking institutions are all within walking distance, while the entertainment of South Keys is only a short drive away!



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- > Custom entryway storage system and abundant additional storage space to keep your home clutter-free.
- > Open-concept main floor perfect for hosting guests, with a spacious dining room that flows seamlessly into the great room boasting a cozy gas fireplace.
- > With the addition of a main floor den, you can create a dedicated area for work or study, providing you with a private space to focus in.
- > Enjoy the privacy of no rear neighbours in your backyard with a deck, gazebo, in-ground pool (2013) sprawling green space and a storage shed.
- > The primary bedroom features a breathtaking view of the private backyard and a luxurious ensuite complete with double sinks, a tiled shower and a soaker tub.
- > Downstairs, a finished lower level, complete with pot lights, a wet bar and a rough-in for an additional bathroom, invite your family to expand.



We invite you to view
additional photos,
video & dimensions
on our website



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listing!

